

**CITY OF WAUKESHA****Administration**

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<b>Committee:</b> Plan Commission	<b>Date:</b> 5/24/2017
<b>Common Council Item Number:</b> PC17-0041	<b>Date:</b> 5/24/2017
<b>Submitted By:</b> Maria Pandazi, City Planner	<b>City Administrator Approval:</b> Kevin Lahner, City Administrator <a href="#">Click here to enter text.</a>
<b>Finance Department Review:</b> Rich Abbott, Finance Director RA	<b>City Attorney's Office Review:</b> Brian Running, City Attorney <a href="#">Click here to enter text.</a>
<b>Subject:</b> <b>Frame House, 507 N. Grand Avenue – Conditional Use Permit</b>	

**Details:**

The applicant has recently purchased the Historic Andrew Frame House (Local Landmark 16) and would like to convert the back 1/2 and entire second floor into a residential uses. The property is zoned B-4, Office and Professional Business District, which allows for residential as a conditional use on the upper floors and rear 1/2 of the first floor. The building was originally a residence but in recent years the first two floors have been used as office and meeting space. The third floor is already being used as a residential unit. The new owners will continue to have office uses on the front part of the first floor.

**Options & Alternatives:**

The Plan Commission could add any conditions they feel necessary for this proposed use.

**Financial Remarks:**

[Click here to enter text.](#)

**Staff Recommendation:**

Staff recommends approval of the conditional use permit to allow residential uses in the back 50% and upper floors, subject to detailed, scaled plans being submitted to the Building Inspection Division prior to permits being issued.

